



825 Sloan Ave, Hamilton, NJ



**420,024 SF**

**NEW MIDATLANTIC SUPERREGIONAL DISTRIBUTION CENTER**  
**Q4 2025 DELIVERY**

**MARC PETRELLA**

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Lincoln Equities Group, LLC



# PROPERTY SPECIFICATIONS

**420,024 SF**  
SIZE

**I-INDUSTRIAL**  
ZONED

**368-556**  
PARKING SPACES

**2**  
DRIVE-INS

**300' X 1400'**  
DIMENSIONS

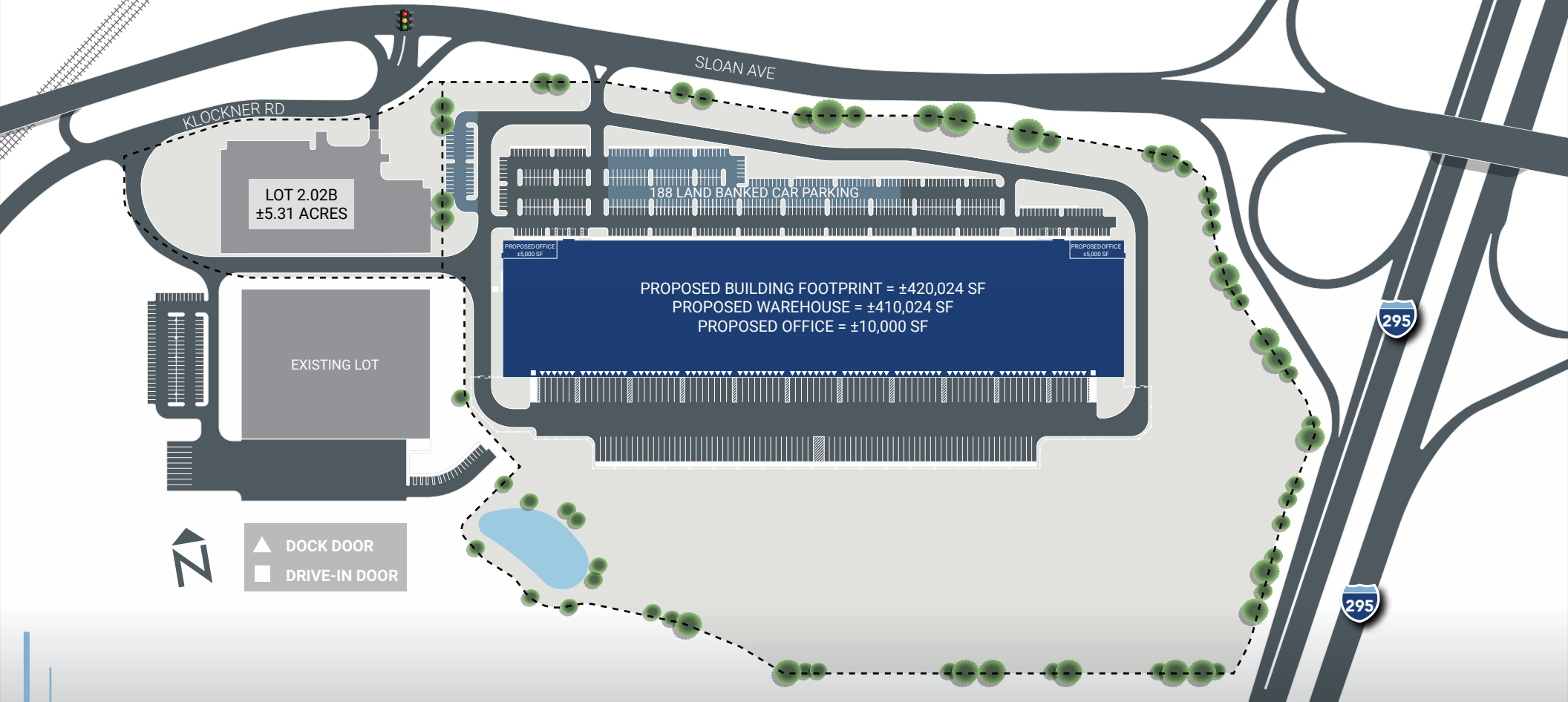
**40'**  
BUILDING HEIGHT

**81**  
TRAILER STORAGE SPACES

**84**  
DOCK HIGH DOORS

**50' X 54'**  
60' SPEED BAY  
COLUMN SPACING

**2,200 SF**  
SPEC OFFICE  
ADDITIONAL TO SUIT



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# LOCATION OVERVIEW



## WAREHOUSE WORKERS



**30%** PAST 5-YEAR GROWTH  
**28,360** WORKER COUNT  
**\$21.84** AVG HOURLY EARNINGS

## FORKLIFT DRIVERS



**42%** PAST 5-YEAR GROWTH  
**2,135** WORKER COUNT  
**\$24.58** AVG HOURLY EARNINGS

\*WITHIN 30 MINS

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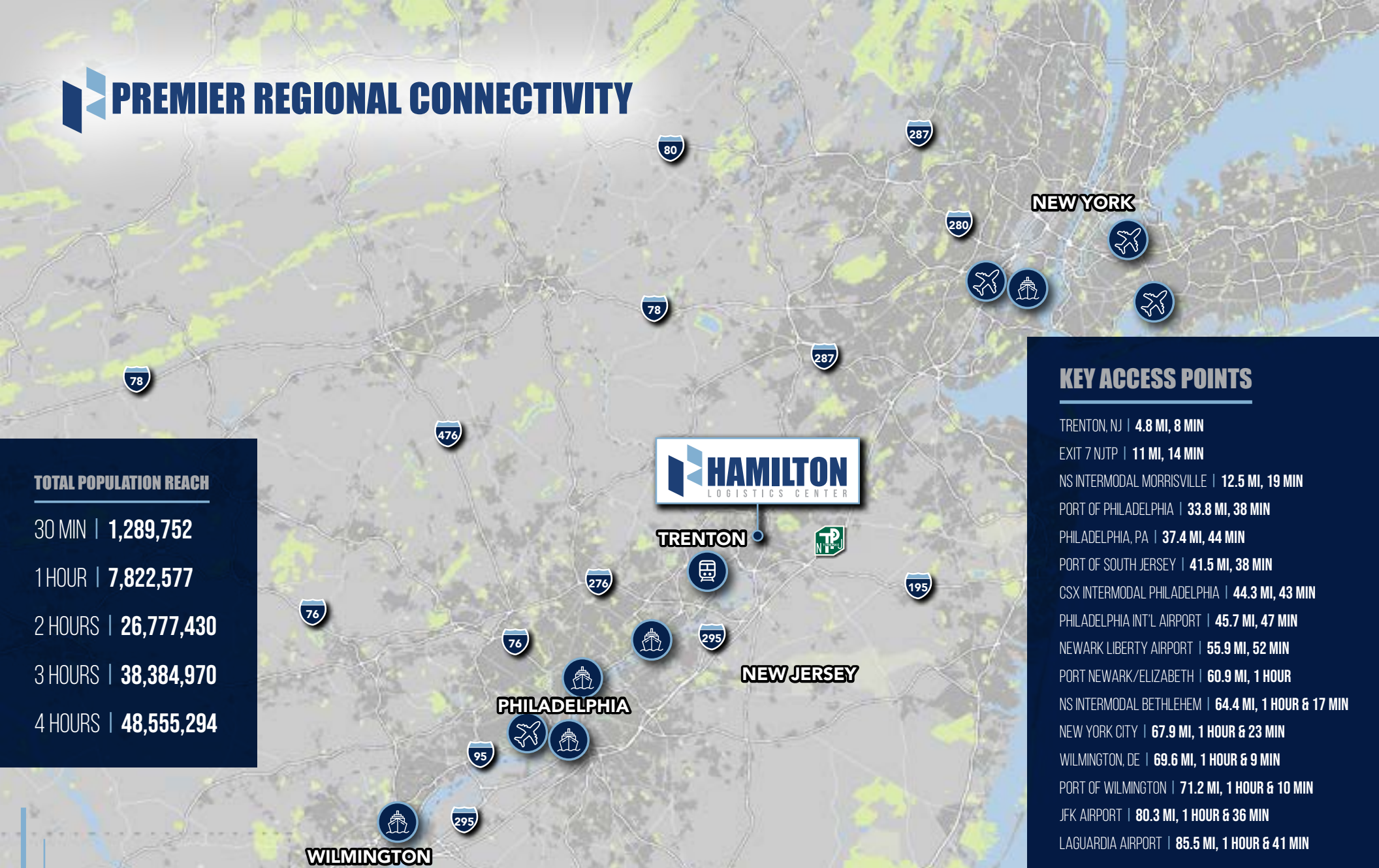
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# PREMIER REGIONAL CONNECTIVITY



## TOTAL POPULATION REACH

30 MIN | 1,289,752

1 HOUR | 7,822,577

2 HOURS | 26,777,430

3 HOURS | 38,384,970

4 HOURS | 48,555,294



## KEY ACCESS POINTS

- TRENTON, NJ | 4.8 MI, 8 MIN
- EXIT 7 NJTP | 11 MI, 14 MIN
- NS INTERMODAL MORRISVILLE | 12.5 MI, 19 MIN
- PORT OF PHILADELPHIA | 33.8 MI, 38 MIN
- PHILADELPHIA, PA | 37.4 MI, 44 MIN
- PORT OF SOUTH JERSEY | 41.5 MI, 38 MIN
- CSX INTERMODAL PHILADELPHIA | 44.3 MI, 43 MIN
- PHILADELPHIA INT'L AIRPORT | 45.7 MI, 47 MIN
- NEWARK LIBERTY AIRPORT | 55.9 MI, 52 MIN
- PORT NEWARK/ELIZABETH | 60.9 MI, 1 HOUR
- NS INTERMODAL BETHLEHEM | 64.4 MI, 1 HOUR & 17 MIN
- NEW YORK CITY | 67.9 MI, 1 HOUR & 23 MIN
- WILMINGTON, DE | 69.6 MI, 1 HOUR & 9 MIN
- PORT OF WILMINGTON | 71.2 MI, 1 HOUR & 10 MIN
- JFK AIRPORT | 80.3 MI, 1 HOUR & 36 MIN
- LAGUARDIA AIRPORT | 85.5 MI, 1 HOUR & 41 MIN

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